

ORDINANCE NO. _____

AN ORDINANCE AMENDING CHAPTER 12, "ZONING", SECTION I, "ESTABLISHMENT OF DISTRICTS, PROVISION FOR AN OFFICIAL ZONING MAP", OF THE CODE OF ORDINANCES OF THE CITY OF COLLEGE STATION, TEXAS, BY CHANGING THE ZONING DISTRICT BOUNDARIES AFFECTING CERTAIN PROPERTIES AS DESCRIBED BELOW; DECLARING A PENALTY, AND PROVIDING AN EFFECTIVE DATE.

BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF COLLEGE STATION, TEXAS:

PART 1: That Chapter 12, "Zoning", Section I, "Establishment of Districts, Provisions For An Official Zoning Map", of the Code of Ordinances of the City of College Station, Texas, be amended as set out in Exhibit "A", attached hereto and made a part of this ordinance for all purposes.

PART 2: That any person, firm or corporation violating any of the provisions of this chapter shall be deemed guilty of a misdemeanor, and upon conviction thereof shall be punishable by a fine of not less than Twenty-five dollars (\$25.00) nor more than Two Thousand Dollars (\$2000.00). Each day such violation shall continue or be permitted to continue, shall be deemed a separate offense. Said Ordinance, being a penal ordinance, becomes effective ten (10) days after its date of passage by the City Council, as provided by Section 35 of the Charter of the City of College Station.


PASSED, ADOPTED and APPROVED this 6th day of December 2001.

ATTEST:

Connie Hooks, City Secretary

Lynn McIlhaney, Mayor

APPROVED:



City Attorney

EXHIBIT "A"

That the Official Zoning Map of the City of College Station, Section I, "Establishment of Districts, Provisions For An Official Zoning Map", of Chapter 12, "Zoning", is hereby amended as follows:

The following property is rezoned from A-P Administrative Professional to C-1 General Commercial.

3.84 acres being all that certain lot, tract, or parcel of land lying and being situated in the Robert Stevenson Survey, Abstract No. 54, Brazos County, College Station, Texas, and being all that certain Called 3.84 acre tract as described in Partition Deed to Thomas R. Barker of record in Volume 3691, Page 175, Official Records of Brazos County, Texas, said 3.84 acre tract being more particularly described by metes and bounds in the attached Exhibit "B," and being shown graphically in Exhibit "C".

METES AND BOUND DESCRIPTION

3.24 ACRES

MORGAN RECTOR LEAGUE, ABSTRACT No 46
COLLEGE STATION, BRAZOS COUNTY, TEXAS

BEING all that certain tract or parcel of land lying and being situated in Brazos County, Texas, and being that certain 5.12 acre tract or parcel of land lying and being situated in the MORGAN RECTOR LEAGUE, Abstract No. 46, Brazos County, Texas, and being a portion of a 17.44 acre tract conveyed to Ronald Cruse, Trustee, by Lillian Thompson, et vir, by Deed Recorded in Volume 447, Page 315, of the Deed Records of Brazos County, Texas, and being more particularly described by metes and bounds as follows:

BEGINNING at the North corner of the aforementioned 17.44 acre tract, also lying on the Southeast right-of-way line of Southwest Parkway;

THENCE S 44° 39' 49" W along the said Southeast right-of-way line of Southwest Parkway for a distance of 415.76 feet to a point for corner;

THENCE S 45° 20' 11" E for a distance of 741.66 feet to a point for corner;

THENCE N 44° 58' 51" E for a distance of 185.11 feet to a point for corner;

THENCE N 28° 05' 00" W along the Northeast line of the 17.44 acre tract for a distance of 777.68 feet to the PLACE OF BEGINNING and containing 5.12 acres of land, more or less.

SAVE AND EXCEPT that certain 1.82 acre tract or parcel of land lying and being situated in the Morgan Rector League, Abstract 46, Brazos County, Texas, and being a portion of a 17.44 acre tract conveyed to Ronald Cruse, Trustee, by Lillian Thompson, et vir, by Deed recorded in Volume 477, Page 315, of the Deed Records of Brazos County, Texas, and being more particularly described by metes and bounds as follows:

BEGINNING at the North corner of the aforementioned 17.44 acre tract, also lying on the Southeast right-of-way line of Southwest Parkway;

THENCE S 44° 39' 49" W along the said Southeast right-of-way line of Southwest Parkway for a distance of 209.76 feet to the Place of Beginning;

THENCE continuing S 44° 39' 44" W along the Southeast right-of-way line of Southwest Parkway for a distance of 206.00 feet to an iron rod for corner;

THENCE S 45° 20' 11" E for a distance of 384.00 feet to an iron rod for corner;

THENCE N 44° 39' 49" E for a distance of 206.00 feet to an iron rod for corner;

THENCE N 45° 20' 11" W for a distance of 384.00 feet to the PLACE OF BEGINNING and containing 1.82 acres of land, more or less.

